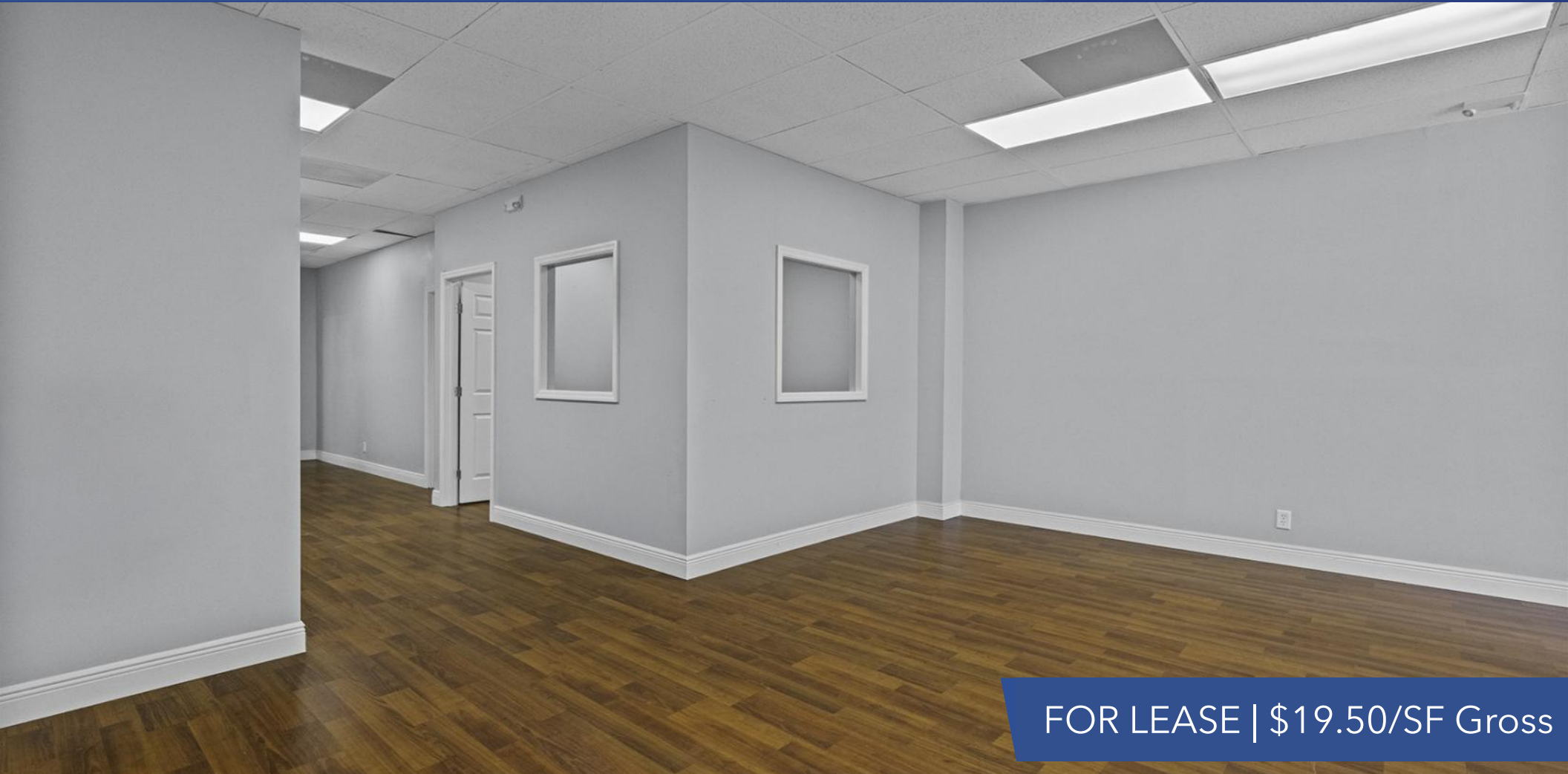


RETAIL/OFFICE SPACES AT PLAZA DEL MAR

110 SW Monterey Road, Stuart, FL 34994



FOR LEASE | \$19.50/SF Gross

**JEREMIAH BARON
& CO**

COMMERCIAL REAL ESTATE

500 SE Osceola Street

Stuart FL, 34994

www.commercialrealestatellc.com

Zack Leider

772.286.5744 Office

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zackleidersells@gmail.com

PROPERTY OVERVIEW

- Two versatile leasing opportunities at Plaza Del Mar, a well-positioned shopping center located just off SW Monterey Road in Stuart, FL.
- Both suites offer 1,100 square feet of adaptable space ideal for retail, office, service-based businesses, or specialty users seeking strong visibility and high-traffic exposure.
- **Suite 5:** Endcap, open layout, restroom, formerly a barbershop. **(LEASED)**
- **Suite 4:** Reception area, enclosed offices, 2 restrooms, formerly medical lab services.
- Situated near the signalized intersection of SW Monterey Road and S Kanner Highway, the property enjoys outstanding visibility and accessibility. Eastbound traffic coming from the Palm City Bridge provides a steady flow of daily commuters, bringing excellent exposure to both suites.



LEASE RATE	\$19.50/SF Gross
SUITE 4	1,100 SF
SUITE 5	1,100 SF (LEASED)
BUILDING SIZE	10,730 SF
BUILDING TYPE	Shopping Center
ACREAGE	0.96 AC
FRONTAGE	211'
TRAFFIC COUNT	42,500 ADT
YEAR BUILT	1971 / 1979
CONSTRUCTION TYPE	Block with Stucco
PARKING SPACE	Ample
ZONING	CC–Community Commercial
LAND USE	Commercial General
PARCEL ID	17-38-41-000-000-00060-5

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SITE PHOTOS (SUITE 4)

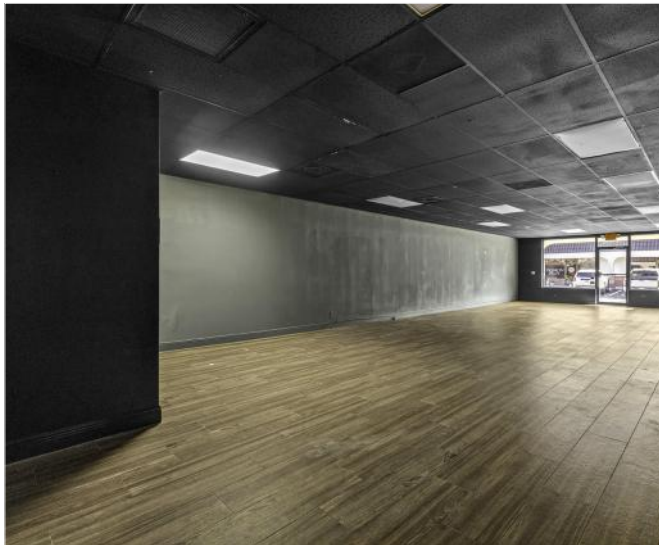
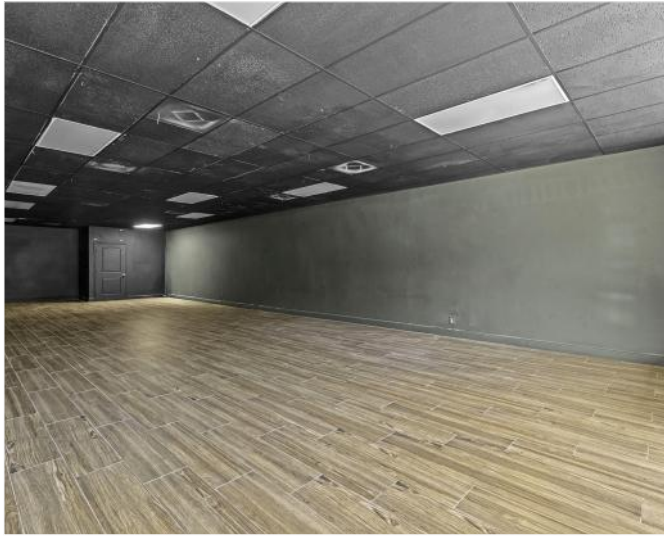


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SITE PHOTOS (SUITE 5)



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DEMOGRAPHICS

2024 Population Estimate		2024 Average Household Income		Average Age	
1 Mile	6,699	1 Mile	\$67,566	1 Mile	49.5
3 Mile	55,062	3 Mile	\$87,256	3 Mile	47.3
5 Mile	103,670	5 Mile	\$92,796	5 Mile	47.7

2029 Population Projection		2024 Median Household Income		Median Age	
1 Mile	7,198	1 Mile	\$52,988	1 Mile	54.5
3 Mile	58,058	3 Mile	\$62,285	3 Mile	50.6
5 Mile	109,842	5 Mile	\$65,906	5 Mile	51.9

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ZONING INFORMATION

Permitted Uses	CC
Administrative services, not-for-profit	P
Community centers	P
Educational institutions	P
Business and professional offices	P
Commercial amusements, indoor	P
Construction industry trades	P
Construction sales and services	P
General retail sales and services	P
Limited retail sales and services	P
Restaurants, convenience, without drive-through facilities	P
Restaurants, general	P
Veterinary medical services	P
Medical and dental labs	P
Medical equipment assembly	P
Customer care centers	P
Customer support	P
Data processing services	P
Film, video, audio and electronic media production and postproduction	P

Information services and data processing	P
Insurance carriers	P
Internet service providers, web search portals	P
Management services	P
National, international and regional headquarters	P
Nondepository credit institutions	P
Offices of bank holding companies	P
On-line information services	P
Performing arts centers	P
Technical support	P
Telephonic and on-line business services	P
Transaction processing	P

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TRADE AREA MAP



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